

99Home Ltd.

99Home Ltd, Sutton Business Centre, Restmor Way, Wallington, SM6 7AH,

Phone :0203 5000 999

Email

:info@99home.co.uk

2 Bed Flat In Fleming House St. Georges Grove, London, SW17 0BF £448,000











SHORT DESCRIPTION

Property Ref- 11021 An exceptionally wee priced, light two-bedroom third floor contemporary flat with lift in Fleming House benefiting form views across the tree topes of the the newly opened Springfield Park on the doorstep. St Georges Grove is between Earlsfield and Tooting. This quiet and spacious flat benefits from two generous double bedrooms (one en suite) and a large entrance hallway with wooden flooring and storage cupboards. The main bedroom has a large built-in wardrobe, with ensuite shower room with basin and WC.. Off the hallway is a large family bathroom and another spacious cupboard storing boiler and electric immersion tank. The open-plan kitchen or reception room has a large Northeast facing private balcony perfect for entertaining and over the new Springfield Hospital. 'The building has a bike storage lock up plus a shared garden. The development also has its own convenient Tesco's shop. The property comes with an allocated parking space and benefits from having no outside road and a community feel (there is a Facebook residents' group). All local transport links (Tooting Broadway 0.6m, Tooting Bec 0.7m, Earlsfield 0.7m) are easily accessed by bus or by foot. This is the perfect home for anyone working at St Georges Hospital or commuting to central London. Property Type- Flat Full selling price- £448000.00 Pricing Options- Guide Price Tenure- Leasehold Remaining lease (In Year)- 110 Yearly Ground Rent Cost- £250.00 Yearly Management Cost- £1200.00 Council tax band- D EPC rating- C Measurement- 689 sq.ft. Outside Space- Communal Garden, Balcony Parking- Allocated Heating Type-Gas Central Heating Chain Sale or Chain Free- Chain Free Possession of the property- Self-Occupied....







FLOOR PLAN

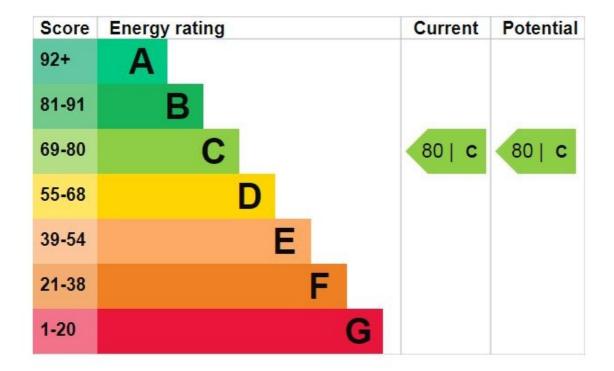
Illustrations are for identification purposes only and are not to scale.

All measurements are a maximum and include wardrobes and bay windows where applicable.



EPC GRAPH

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